

## S U M M A R Y

<b>FILE NO.</b>	2266	<b>Thomas Guide Map No.</b> 654-655
		<b>Date Received:</b> 07/16/07
		<b>Date Distributed:</b> 07/17/07
<b>ENTITY</b>	Southwest Suburban Sewer District	<b>Date Filed:</b>
<b>ACTION</b>	Resolution for Annexation	<b>Expiration 45 Days:</b> 08/30/07
<b>TITLE</b>	Burien Hills/McIntyre's Addition Annexation	<b>Board Meeting:</b> 08/09/07

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<b>Location</b>	The annexation area is located entirely within the City of Burien. The northern boundary of the site is formed by South 140 <sup>th</sup> Street. The western boundary is generally formed by SR 509. The southern boundary is variously formed by South 150 <sup>th</sup> Street and SR 518. The eastern boundary is generally formed by 9 <sup>th</sup> Place South (if extended).
<b>Land Area</b>	Approximately 92 acres (167 existing lots)
<b>Existing Land Use</b>	Residential Uses
<b>Population</b>	Approximately 409 persons
<b>Assessed Valuation</b>	\$33,466,500.00
<b>County Comprehensive Plan/County Zoning</b>	Not applicable
<b>City Comprehensive Plan</b>	Residential Use
<b>City Zoning</b>	Residential Use
<b>District Comprehensive Plan</b>	Southwest Suburban Sewer District Comprehensive Plan (Adopted 2006)
<b>District Franchise</b>	The City of Burien has Franchise Agreement with the Southwest Suburban Sewer District for service to properties in the municipality. The Franchise Agreement is currently being updated to provide for installation and operation of sewer systems within the Burien Hills/McIntyre's Addition Annexation Area.
<b>Urban Growth Area (UGA)</b>	The Burien Hills/McIntyre's Addition Annexation Area is located within the Urban Growth Area as established by the King County Comprehensive Plan.
<b>SEPA Declaration:</b>	An Environmental Checklist was prepared for the Burien Hills/McIntyre's Addition Annexation Area. A Determination of Non-Significance was issued in June 2007.

**ENTITIES/AGENCIES NOTIFIED:**

**King County Council Member(s)** Dow Constantine; Julia Patterson

**King County** Clerk of Council, Department of Natural Resources (DNR); Department of Development and Environmental Services (DDES), Department of Assessments, Department of Transportation (DOT), State Department of Ecology (DOE), King County "911" Program, Office of Management and Budget, Deputy Prosecuting Attorneys' Office, King County Records and Election Division, Fire Marshal Division, Historic Preservation Program, Puget Sound Regional Council, Community and Human Services, Public Health Department

**Cities:** Burien; SeaTac

**Fire Districts:** King County Fire Protection District No. 2;

**Water Districts:** Seattle Public Utilities; King County Water District No. 20, No. 45, No. 49 and No. 125; Highline Water District; Seattle Public Utilities

**Sewer Districts:** Midway Sewer District; Valley View Sewer District; City of Seattle Public Utilities

**School District:** Highline School District No. 401

## **SUMMARY - File No. 2266**

The Southwest Suburban Sewer District proposes to annex approximately Burien Hills/McIntyre's Addition Annexation 92 acres of land (167 parcels) within the corporate limits of the City of Burien. Residences are in place on 150 parcels; 17 parcels are vacant.

The annexation area is located entirely within the City of Burien. The northern boundary of the site is formed by South 140<sup>th</sup> Street. The western boundary is generally formed by SR 509. The southern boundary is variously formed by South 150<sup>th</sup> Street and SR 518. The eastern boundary is generally formed by 9<sup>th</sup> Place South (if extended).

The Burien Hills/McIntyre's Addition Annexation Area Annexation is being proposed by the Southwest Suburban Sewer District at this time in order to facilitate the provision of coordinated sewer services to the affected properties. At present, none of the properties within the Burien Hills/McIntyre's Addition Annexation Area is receiving sewer services from the Southwest Suburban Sewer District.

The Southwest Suburban Sewer District initiated this annexation proposal pursuant to RCW 57.24 (Annexation of Unincorporated Territory) which permits annexation of territory by the District Board of Commissioners. A Resolution for Annexation was approved by the District in June 2007.

Southwest Suburban Sewer District representatives report that the proposed annexation is also consistent with the King County Comprehensive Plan. The proposed Annexation specifically addresses King County Countywide Planning Policies. For example, the Annexation is reportedly consistent with Policies FW-29, FW-30 and FW-31 which call for areas within the Urban Growth Boundaries to be provided a full range of urban services. The Annexation is similarly consistent with Policies CO-1 – CO-13 pertaining to the provision of public sewer services within the Urban Growth Area. Provision of sanitary sewer service also facilitates environmental protection consistent with the King County Comprehensive Plan.

Southwest Suburban Sewer District representatives state that the proposed annexation is also consistent with the City of Burien Comprehensive Plan. For example, the Annexation is reportedly consistent with City of Burien Goal UT-1 (Policy UT-1.6), and Goal UT-3 which address requirements for provision of urban services to lands within the City of Burien.

The Burien Hills/McIntyre's Addition Annexation Area will remain under the jurisdiction of the City of Burien. As such, annexation will not have any impact on land use designations, zoning, population allocations, or other public facilities/services associated with growth management planning by the City of Burien for the Burien Hills/McIntyre's Addition Annexation Area. The proposal will not affect current or future services (e.g., fire district services or water district services) for this area.

Southwest Suburban Sewer District representatives report that this proposed annexation is consistent with RCW 36.93.180 (Objectives of the Boundary Review Board). For example, the annexation would achieve (Objective 1) Preservation of Natural Neighborhoods and Communities; (Objective 2) Use of Physical Boundaries; and (Objective 3) Creation of Logical Service Areas. Similarly, the annexation would advance Objective 4 and Objective 7 which call for regular and practical boundaries. More specifically, the Southwest Suburban Sewer District has approved plans, technology, and resources required to provide coordinated, orderly service to the Burien Hills/McIntyre's Addition's Addition Annexation Area.

With the incorporation of the Burien Hills/McIntyre's Addition Annexation Area, the Southwest Suburban Sewer District will work with the City of Burien to ensure cost-effective plans for provision of sewer systems to serve this area. No significant changes in revenue or expenditures are expected to the District, the City of Burien, or the citizens of the community in conjunction with the proposed Burien Hills/McIntyre's Addition Annexation.